

AI Meridian Business Center - Bldg 5

88 N Touchmark Way, Suite 120, Meridian, ID 83642

Immediate Availability - Prime Class A industrial space 1 mile to major interstate interchange at Eagle Rd. & I-84



Contact Us

Jake Miller, SIOR
Senior Vice President
+1 208 589 2950
jake.miller@cbre.com

Harry Sawyer, MSRE
Vice President
+1 208 830 5272
harrison.sawyer@cbre.com

Scott Ketlinski
Associate
+1 208 608 6300
scott.ketlinski@cbre.com

\$0.87

Lease Rate PSF + NNN

±5,010

Available Square Feet

AI Meridian Business Center - Bldg 5

88 N Touchmark Way, Suite 120, Meridian, ID 83642

For Sublease

Property Highlights

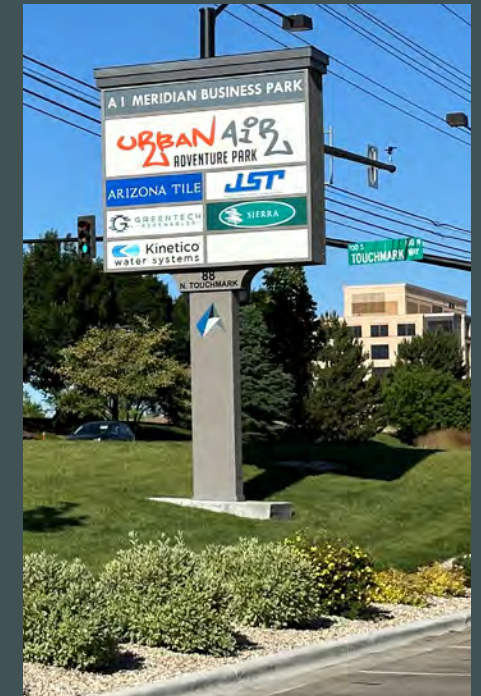
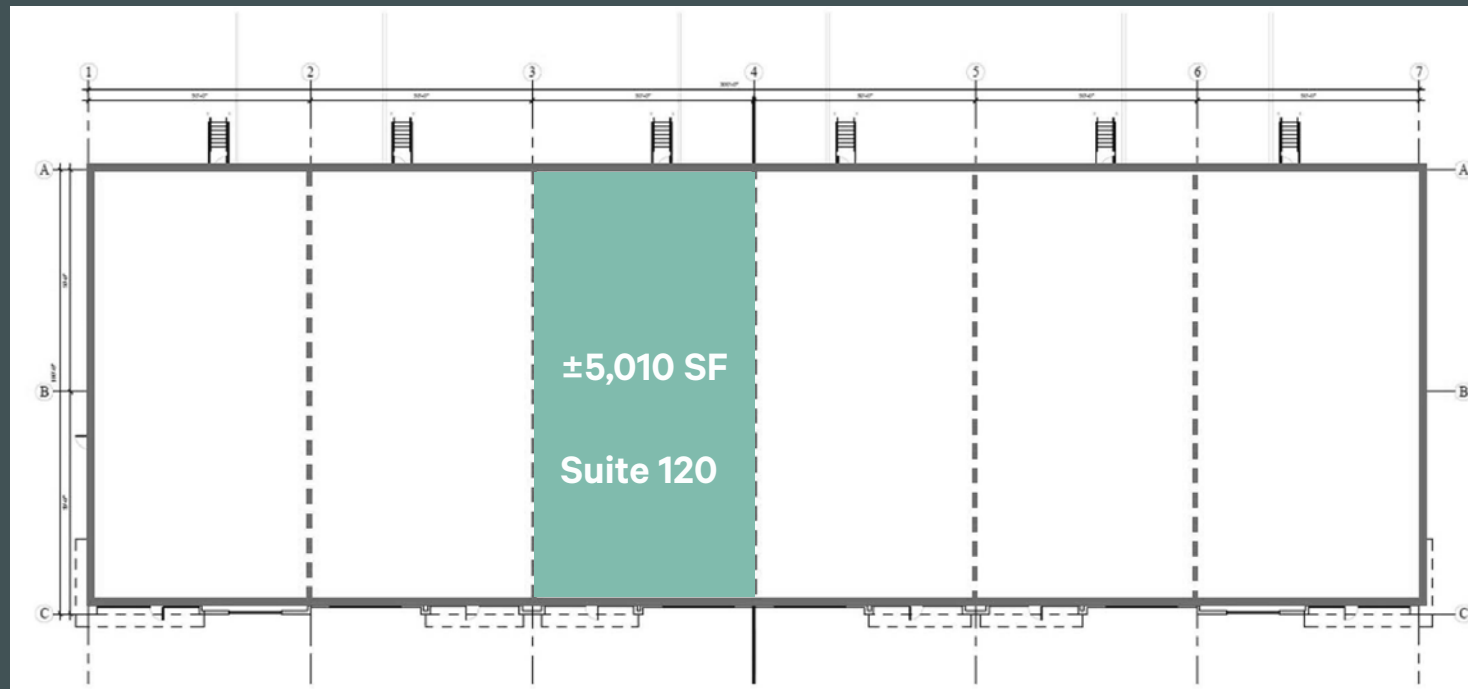
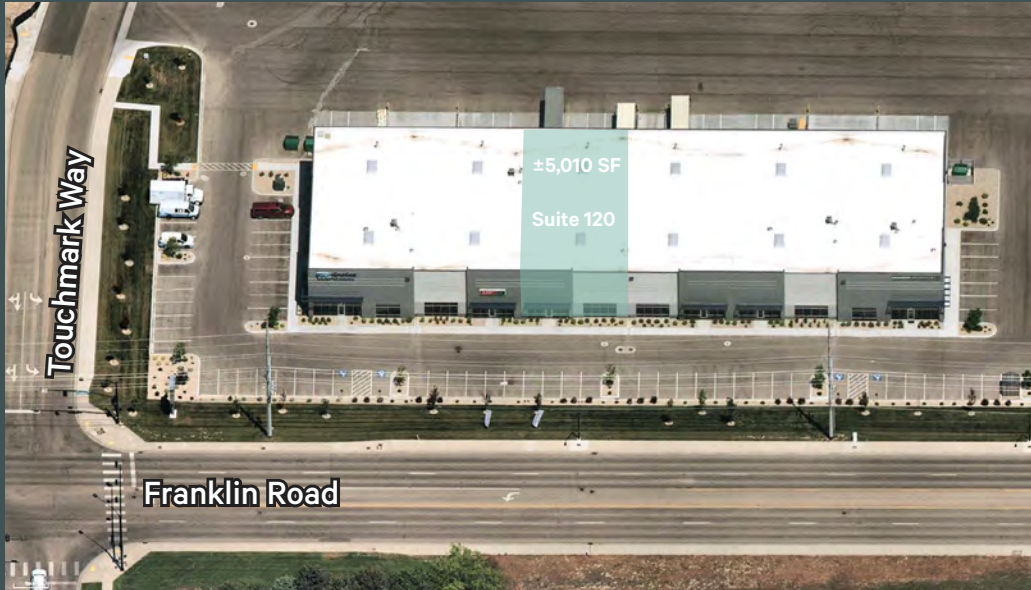
Available SF	±5,010
Lease Rate	\$0.87 PSF + NNN
Lease Term	Through January 31, 2027
Building SF	±30,000
Year Built	2021
Doors	Two (2) Dock High doors with mechanical levelers
Clear Height	24'
Parking Ratio	2.23/1,000 SF
Column Spacing	50'
Fire	ESFR
Power	1,200 amps – 208/120 – 3 phase
Lighting	High-Bay LED fixtures with occupancy sensors
Heating	Gas Unit Heaters
LockBox	None. Contact Agent for Showing Instructions

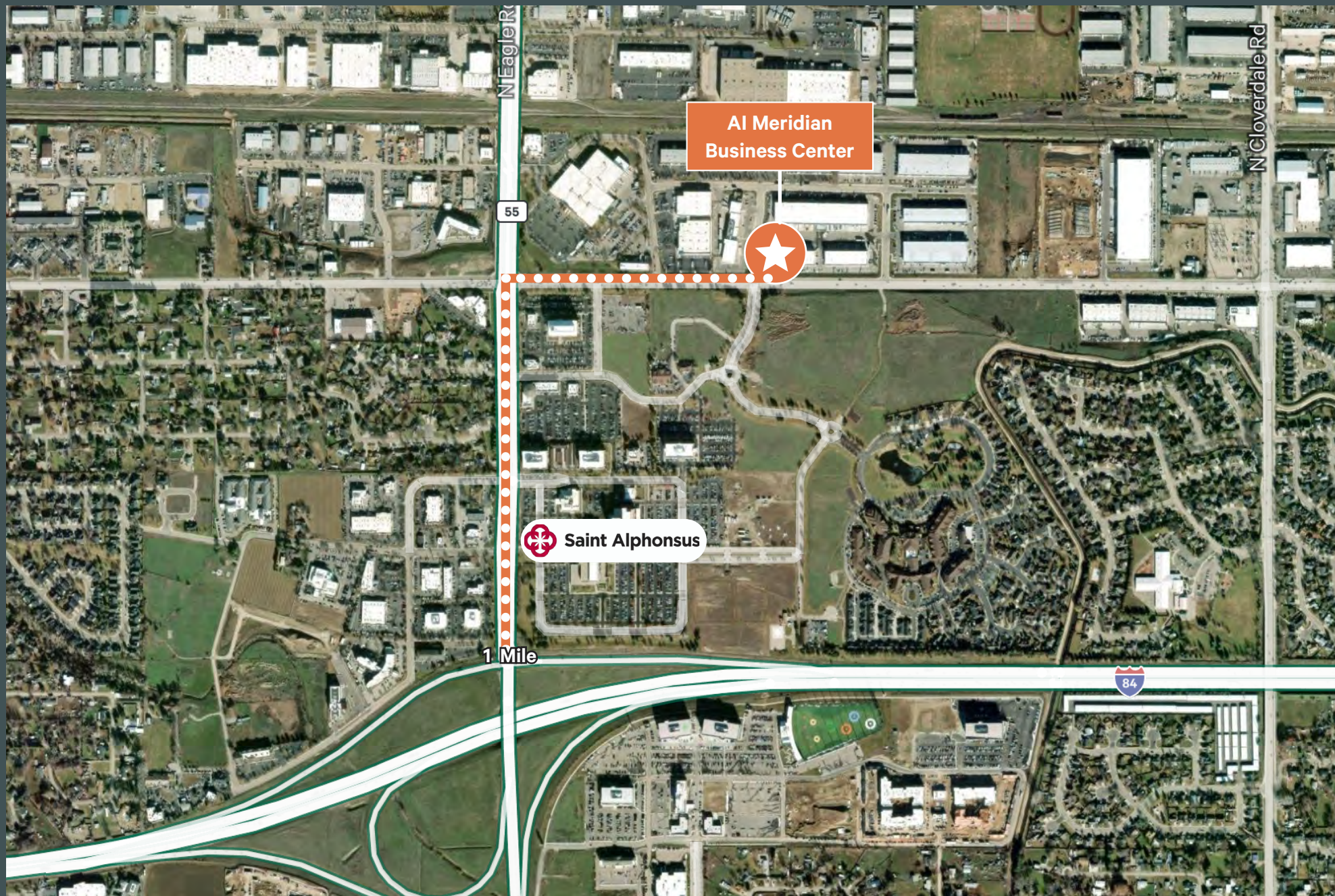
Listing Features

- + **Immediate Availability**
- + Sublease Through January 31, 2027
- + 1 mile to major i-84 interchange, Eagle Rd. & I-84
- + Located in central Treasure Valley location and easily accessible.
- + Contact Agent For Showing Instructions

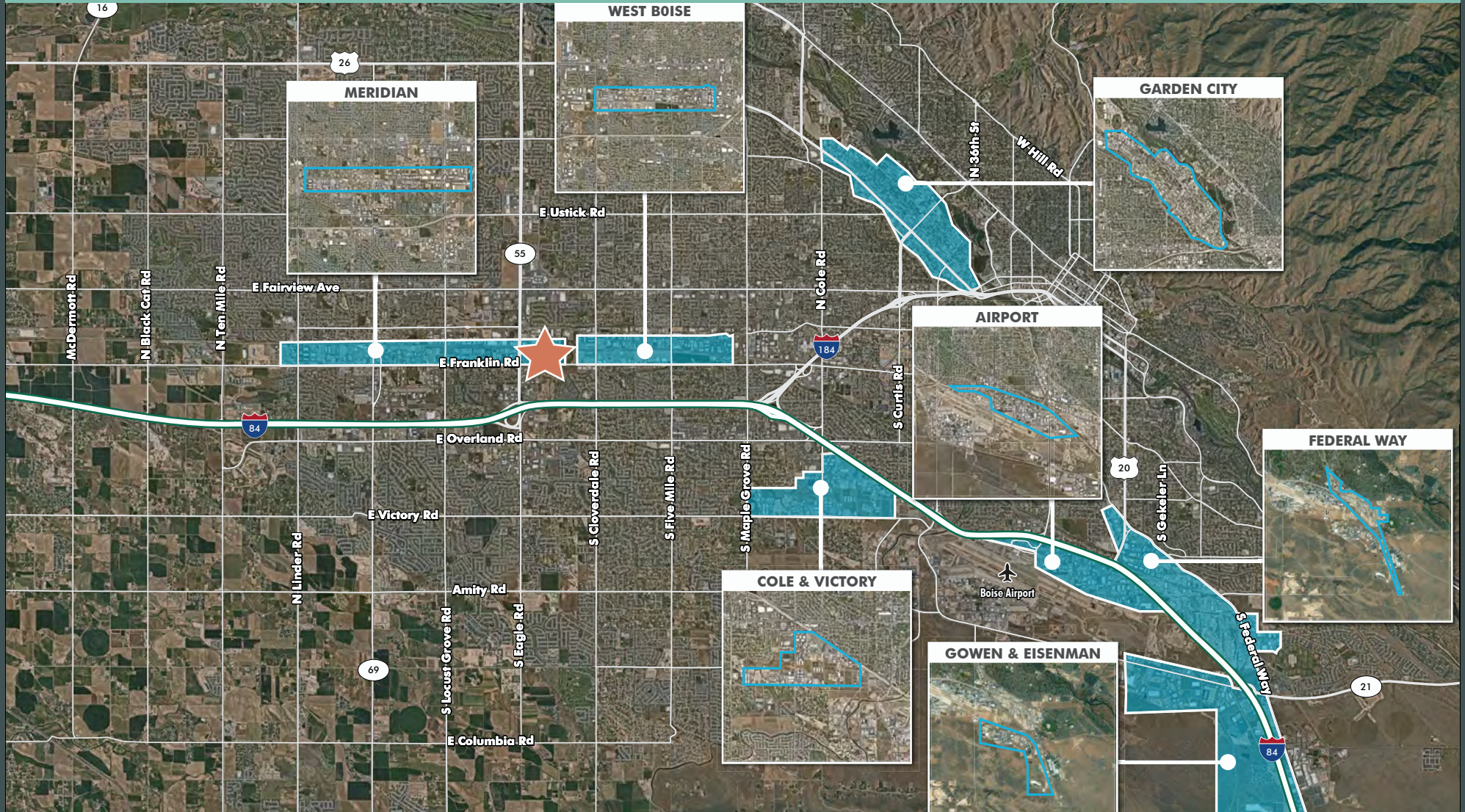


Floorplan





Central Treasure Valley location only 15 minutes to the Boise Airport!



© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.